

The Times-Dispatch INDUSTRIAL SECTION

THE TIMES-DISPATCH FOUNDED 1886.
THE DISPATCH FOUNDED 1886.

WHOLE NUMBER 17,537.

RICHMOND, VA., SUNDAY, APRIL 21, 1907.

PRICE FIVE CENTS.

REAL ESTATE AND BUILDING NEWS

Homes for Investors and Renters in Very Active Demand.

BUSIEST WEEK OF THE PRESENT YEAR

All Sorts of Property in All Parts of the City in Demand and Many Sales Made—The Suburbs Are Hurting as Never Before.

Notwithstanding unfavorable weather during a portion of the time, the past week has been one of decided activity in real estate circles, indicative of a big spring trade. All the agents report active and constant inquiry, both on the part of home-seekers and investors, and the demand for good to high priced houses by renters is simply far and ahead of the supply.

Many strangers are coming into the city and seeking homes, some wishing to buy, but more being desirous of renting. These strangers are attracted to Richmond by the opportunities offered in the industrial field as well as the investment field. Many of them are strangers from a distance, not a few of them coming from beyond the waters. One of the leading real estate dealers had a customer during the week who was so fresh from beyond the Atlantic as to be unable to cipher on real estate values when given in dollars and cents, but when the real estate agent reduced the figures, or rather advanced them to pounds, shillings and pence, but little time was lost in driving a trade.

Many Small Deals.
While business has been good, and something like \$200,000 of real estate has changed hands within the week just closed, there have been but few large deals, and the business has been confined mainly to the sales of small houses and cheap lots upon which to build houses. All this shows that there is immense activity in this line, and that the demand for small, comfortable homes has not been met as yet. It is a fact that is painfully evident to the real estate agents that the supply of such property is not equal to the demand. There is not an agency in the city that has not more applicants for small property than can be supplied on short notice. The business of the past week was not confined to any one section, but good sales of small property have been made in all sections. It would seem that buyers just want to know that the property is in Richmond.

Sample Sales.
The inquiry, however, is not confined to small houses. There is active demand for high-grade houses. Messrs. Thompson Brown & Co., in reply to a Times-Dispatch man, who made inquiry, said: "We have had this week unusual demand for high-grade houses, and have several deals on hand for this grade of property, which we hope to see reaching a conclusion before another week rolls around."

Captain Brown added: "The demand right now is not, however, confined to any special grade of property, but is general to all kinds, and the humble home-seeker, the middle class, the manufacturer and prospective builder are as much in evidence as the ultra-fashionable and high-livers."

The following private sales, closed by this firm last week are a pretty good index of this general demand:

House and lot, No. 1223 Ivy Street, to Mr. Jas. S. Nicholas, \$4,500; vacant lot on North Seventh Street to Christopher Smith for building purposes, \$210; house and lot on Jacqueline Street, \$8,500; house and lot on Grove Avenue, \$6,700; house and lot on East Leigh Street, \$4,650; house and lot in Home Place, \$4,750; house and lot on Venable Street, \$1,200; house and lot on Park Avenue, \$7,600; brick store, West Cary Street, \$3,600.

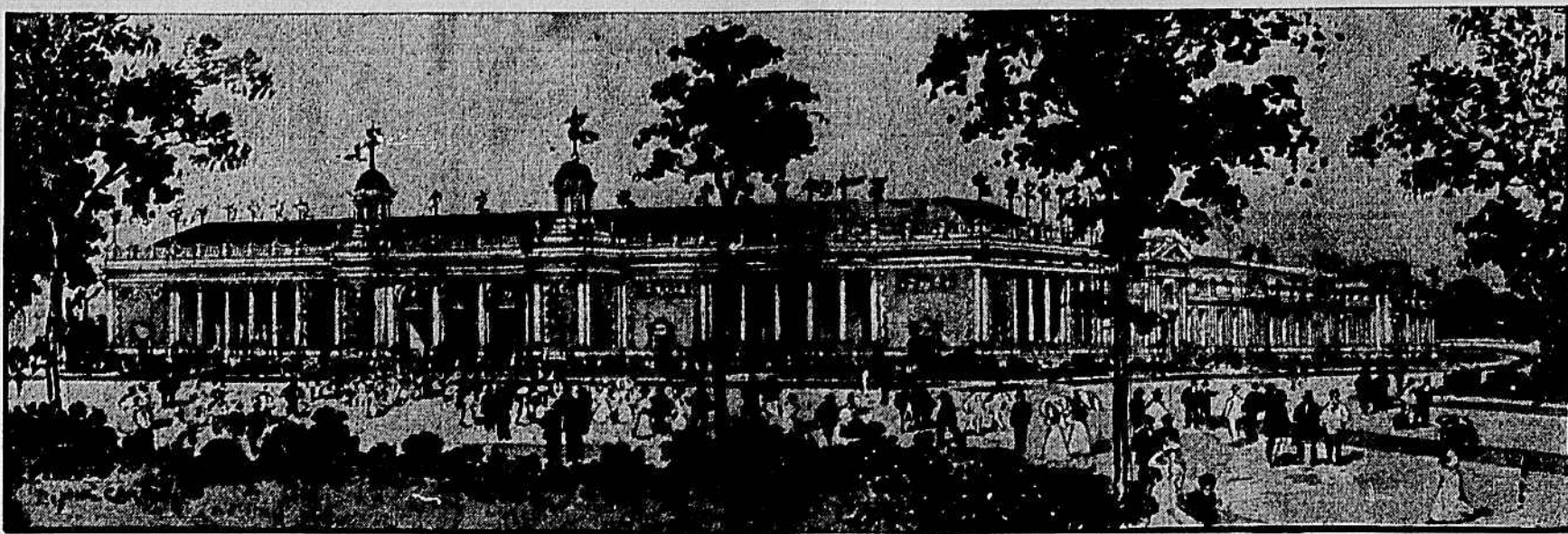
Other Good Deals.
Messrs. Pollard & Bagby make a report very much similar to that above noted. They have sold during the past week nearly \$60,000 worth of property, of which the following are samples: No. 1601 West Grace Street, for \$10,500; No. 1830 West Grace Street, for \$8,815; No. 1824 West Grace Street, for \$7,225; No. 308 Meadow Street, for \$4,000; Nos. 609 and 611 North Thirty-second Street, for \$3,500; Nos. 1120, 1122 and 1124 Park Street, for \$1,525; house, St. James near St. John for \$3,000; lots, Franklin Street, near Boulevard, for \$3,250; lot on Grove Avenue, for \$660; lot on Ivy Street, for \$875; No. 322 North Twenty-seventh Street, for \$2,000; farm, for \$1,000; lot on St. James Street, for \$2,000.

Messrs. John T. Goddard & Co. report activity along all lines, and the following sales made by them prove that what they say is true:

Vacant lot northeast corner Robinson Street and Kensington Avenue, \$3,500.
Frame dwelling No. 327 North Twenty-seventh Street, 1,225.
Brick dwelling on Deep Run Street, between Grove and Floyd Avenues, 4,650.
Frame dwelling No. 1420 Ashland Street, 400.
Two brick dwellings Nos. 313 and 315 East Cary Street, 6,000.
Two brick stores Nos. 2,000 and 2,102 East Main Street, 2,750.
Brick dwelling No. 214 West Marshall Street, 2,000.

Change in Sentiment.
One of the most active and observant real estate men in Richmond, reporting yesterday to changes in values of property in different sections of the city, said, among other things, that the rapid improvement and enhancement of values of property on Main Street, between Seventh and Jefferson

TWO INDUSTRIAL BUILDINGS AT JAMESTOWN EXPOSITION



STATES' EXHIBIT PALACE.

SOUTH'S BONDS FOR BIG IMPROVEMENT

People in Dixie Spending Large Sums for Good Roads and Schools.

INDUSTRIAL PROGRESS ALSO

People Voting Bond Issues to Make South Great in Many Ways.

[Special to The Times-Dispatch.]
BALTIMORE, April 18.—In publishing this week a detailed list of new securities decided upon or sold in the South during the past three months, the Manufacturers' Record says:

"During the three months from January 1st to April 1st of this year the total amount of bond issues decided upon or sold in the Southern States was \$15,531,918. This included some \$5,000,000 of refunding bonds, so that about \$10,500,000 of bonds are to be devoted to public improvements, or \$2,000,000 more than during the corresponding quarter of last year. Including Missouri, Oklahoma and Indian Territory, the total amount reported was \$21,787,657, but this addition included only a small amount of refunding bonds, not enough to much affect the total of such securities, so that the entire amount to be expended in the whole section is well up toward \$15,000,000. As compared with last year, the amount of refunding bonds among the issues of new securities is moderate, so that the proceeds of most of the bonds will be expended for various public works, such as harbor works, sewers, electric lights, street paving, good roads, schools, courthouses, city halls, jails, drainage ditches, levees, etc., thus distributing large amounts of money, the circulation of which will be of extended advantage to the various communities in which these improvements are made."

Money to Increase Work.
"During the first quarter of the year there were also reported through the columns of this paper a number of proposed bond issues and announcements that elections will be held for others, but in these calculations no account has been taken of any securities which have not been fully decided upon."

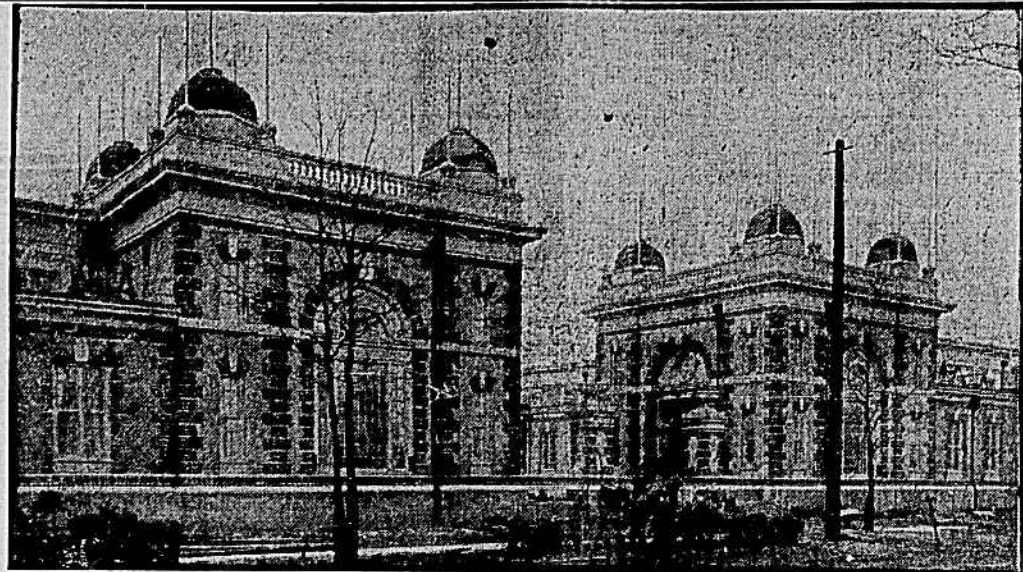
"Of the proposed issues it is practically asserted that nearly all of them will be approved by the people, and that the second quarter of the year will see a large addition to the bonded indebtedness of various Southern cities, counties and States for the public benefit. These improvements are an assurance that there will be a large demand for both labor and material throughout this section. The following table shows the amount decided upon in the different States:

State	Amount
Alabama	\$3,024,400
Arkansas	317,000
Florida	481,000
Georgia	812,000
Indian Territory	252,500
Kentucky	1,029,500
Louisiana	786,100
Maryland	1,002,000
Mississippi	860,000
Missouri	5,341,239
North Carolina	705,000
Oklahoma	556,000
South Carolina	381,000
Tennessee	1,726,500
Texas	1,454,915
Virginia	1,457,000
West Virginia	1,496,500
Indian Territory, Missouri and Oklahoma	6,155,739
The South	\$15,531,918

"Judging by this record of the first quarter, it seems probable that when the year is out the South will have issued during 1907 at least \$60,000,000 of new city, county or State bonds, of which more than \$50,000,000 will be for new public works. The progressive spirit of which these issues are evidence promises to make much greater strides forward next year."

BIG HORSE-POWER.

Bristol to Have 4,000-Horse Power at Command.
BRISTOL, Va., April 20.—It is proposed to develop 4,000-horse power at the fish dam on the Holston river, 10 miles from Bristol, Tenn., and distribute the electricity for power and lighting purposes. Messrs. Chas. Hall Davis and associates, of Petersburg, Va., have submitted to the city of Bristol, through their engineers, Charles H. Hall and Company, of New York, the proposition to build the plant, intending to deliver the electricity to a substation for transmission to users. Mr. Theodore S. Davis and associates of Bristol are organizing the distributing company.



THE PURE FOOD BUILDING.

ORDERS REVOKED BY THE RAILWAYS

Not Near So Many Cancellations of Equipment Orders as Rumors Have It.

THIS YEAR'S BUSINESS GOOD

All the Steel Works of the Country Are Crowded With Work.

NEW YORK, April 20.—While the railroads have not been buying equipment in heavy volume over the last several weeks, at the same time it can be said there have been no cancellations of consequence. In the matter of steel rails, deferred orders so far have been confined to about 14,000 tons, while one cancellation of 1,800 tons has been reported. In view of the widely heralded statements that the railroads propose to materially reduce their orders for steel cars, etc., manufacturers consider the showing so far this year as highly satisfactory. Practically every steel rail company in the country is able to report that its orders are sufficient to keep its works in operation for the remainder of the year, and until this unfilled business is worked off there is no danger whatever of a let-up in activity.

It is believed there will be no rush for steel on the part of the railways when the season opens this year, as was the case a year ago when the outlook was much more favorable than at present. Railroad companies appear uncertain as to the future, and their purchases are expected to be more of a hand-to-mouth character than was the case last year. For example, one railroad has entered the market for about 2,000 tons of rails, whereas it would have placed an order for at least 10,000 had it felt sure what the future had in store for the railroad companies.

The books of the various steel rail companies will be opened within the next several weeks, when a better idea as to the requirements of the railroads in the year 1908 can be obtained. The rail companies opened their books on May 1st last year, and within a month they had booked orders for more than 1,000,000 tons of all classes of steel rails. One steel rail manufacturer figures that renewals alone will be sufficient to employ between 60 per cent. and 75 per cent. of the rail capacity of the United States based on the present output.

Conditions to Determine.

Statements as to the possible consumption of railway equipment by the railroads in 1908 are pure guesswork. Conditions are likely to undergo a change which will alter the whole aspect of the situation. Good crops, for example, may result in the springing up of an enormous demand for railway equipment in the event of the railroads being able to finance such purchases. It will be remembered that last year also predictions were being made the first half of the current year would witness a pronounced falling off in the activity of the rolling mills. Instead, every steel mill in the United States is operating to the utmost of its capacity, and indications are that if there is any let-up at all it will not become evident before the latter part of the year.

Regardless of the demand for steel rails, there will be no change in prices this or next year from the '03 basis.

NEW WAREHOUSE FOR LEAF TOBACCO

Richmond Tobacco Storage Co. to Erect Splendid Warehouse in Manchester.

GOOD RAILWAY FACILITIES

Starting Point for Thousands of Pounds of the Weed to Foreign Ports.

The charter issued to the Richmond Tobacco Storage Company for the construction of a large tobacco storage warehouse in the city of Manchester is one of the most striking features of progress and the stability of the tobacco trade in Richmond. This house will be rented to the proprietors of Alleghany Warehouse, and will be known as Alleghany Warehouse, and will have every feature known to experience conducive to cheap insurance, good ventilation, and all of the requisite facilities for handling leaf tobacco in hogsheads to the very best advantage. This warehouse is situated on the line of the Southern Railroad, and will have a spur track to the house. It is directly on the street car line, and in fifteen or twenty minutes' walk from the Tobacco Exchange. On account of the advantages as to freight rates, both inland and foreign, but more especially the last (as Richmond's freight rate to the foreign markets, plus the local rate to Richmond, is no higher than the through rates from almost all other Southern tobacco markets), the large and liberal banking facilities here, the fact of possessing the head office of the large corporations, as well as the home of the various Regia government buyers and the large number of manufacturing and rehandling establishments, Richmond has long possessed advantages sufficiently great to attract to her market very large quantities of all the various types of manufacturing and export tobacco, and her warehouses have been for years taxed to their limit to care for the many hogsheads shipped here for sale and held for sale by the various factories, the building of this warehouse will be but another evidence of the growth and strength of her tobacco trade. It is a single story brick house, 250 by 200 feet, and having capacity of nearly 4,000 hogsheads, and in the construction there has always been in view thorough ventilation and the minimum amount of heat through the summer months. The floor of the house is raised considerably above the level of the street, thereby insuring absolute drainage and freedom from moisture which has been found to be particularly desirable to preserve tobacco in the best manner possible. The proprietors have been assured that the insurance rate will not be over 50 cents, and under certain conditions, which are now being fulfilled, they confidently expect an even lower rate.

CARDBOARD GRASS.

New Enterprise Down on the Gulf of Mexico.

MOBILE, Ala., April 20.—A new industry to be established here, is outlined in a statement issued during the past week. It will be a plant for manufacturing cardboard from the swamp grass found in quantities near Mobile. The grass is similar to the asparto grass of Africa, large quantities of which are used for paper manufacture in Europe. The plant will be built by a company now being organized, with a capital stock of \$100,000, by Messrs. J. W. Burge, of Mobile, F. M. Phillips, of New Orleans, La., and S. D. Shults, of Dayton, Ohio. The latter is largely interested in paper mills, and Mr. Burge has been making experiments with the swamp grass for a year past.

BUILD CHEMICAL ENGINES

Charleston, W. Va., to Have New Enterprise of Vast Importance.

CHARLESTON, W. Va., April 20.—Industrial growth continues at Charleston, and the latest manufacturing enterprise reported for the city is a plant for building chemical engines for the protection, chemicals and fireproofing materials, high-pressure air compressors, etc. It will be built by the Kanawha Chemical Engine Manufacturing Company, just incorporated with a capital stock of \$100,000 to incorporate the inventors, Dr. J. O. Banning, of Hartford, Conn. Six buildings will be erected, four of them to be 45x120 feet each, for foundry, machine shop, assembling-house, etc., to be constructed of concrete blocks. Officers of the company: President, Bill Crawford; vice-president, Walter Ashby; secretary-treasurer, W. W. Wood; and manager, Howard Abbott. Offices in Boyce Building, Kanawha street.

Enlargement at Spray.

SPRAY, N. C., April 20.—The Rhode Island Company of this place have just completed an addition to its plant 200 feet long and 100 feet wide, two stories, and are now installing 5,000 spindles and 150 additional wide looms, for the manufacture of cotton blankets. When this is completed the company will have in operation 10,000 spindles.

INDUSTRIAL SIDE OF JAMESTOWN

Progress of American Nation for Three Hundred Years.

BIG GROWTH IN MANUFACTURING

All Other National Expositions Fade in Comparison With the Scope Given to Industrial Exhibits as They Will Appear at the Tercentenary.

[Special to The Times-Dispatch.]
NORFOLK, Va., April 20.—The Jamestown Exposition, to be opened next Friday at noon, has been planned to illustrate a somewhat different phase of American progress from what has been illustrated by any of the previous international celebrations. The Chicago Fair was attractive because of its bigness and novelty. The Buffalo Exposition had a defined purpose in bringing forward the idea of pan-American unity. The Atlanta Fair recalled the kingship of cotton in the industrial world. The St. Louis show was executed along the line and motto, "Show me." The Portland celebration emphasized the great progress made by the Pacific Coast States and the importance of the Pacific commerce with the countries of the Far East.

The Jamestown Tercentennial will measure the progress of the American nation for the past three hundred years of its remarkable existence and commemorate at the most pertinent place and time so significant an event as the birth of a nation, within thirty miles of its birthplace, the most historic and interesting section of the New World.

Natural resources, manufactures and arts and crafts are to be exploited in an original manner, so that the visitor will not lose time, as was the case at Chicago, where it was almost impossible at times to inspect or locate the undigested mass of industrial exhibits. This original exhibit plan of the Jamestown Exposition requires in its classification of displays all that represents the most modern commercial articles, thus creating the first "Selective Industrial Exposition" ever held in this country or abroad. While the Jamestown Exposition will mark in a unique and comprehensive way the educational development, along with the historical evolution of this country, the industrial side of progress with special reference to food products, manufactures and minerals, and liberal arts will be featured prominently among the leading attractions. The quality rather than the quantity of all that represents the latest and best achievements in manufactures, liberal and graphic arts, machinery, electricity, transportation, food products, mines and metallurgy, agriculture, horticulture, marine appliances, power and alcohol.

By this new system of classification the displays may be easily inspected and studied by the visitors. Because of the great demand for space, the exhibitors will be limited to the exhibits to the most modern attainments of every line of industry, and hence will be the first "selective exposition" ever held in America. Almost the entire group of exhibit buildings have been constructed to remain as permanent structures of adequate size and typical in design of the Colonial period.

The agricultural and horticultural industries of the country will be represented at this exposition, as such have never been represented at any previous exposition. Special provision has been made for this in a "food exhibit" building, which is the largest and most beautiful on the grounds. Aside from the agricultural and horticultural exhibits, which will be displayed in this building, there is an annex for the proper exhibits of agricultural implements and appliances, generally, and for the display of the various lands and the appliances used in agricultural industries. The special exhibits in tobacco, cotton and peanuts will also be in this building.

The Jamestown Exposition is the first celebration of industrial importance in the history of the nation. The building originally planned for pure food displays was 88 by 300 feet, which is now the building used for marine exhibits and appliances. Demanded for space forced a new plan from the exhibitors, showing the importance of the growing pure foods, immediately arranged for the present Food Building, which is 250 by 300 feet—three times more exhibit space than was originally planned.

From the train point of view the worth of the exposition will be the evolution of life during the past three centuries will be illustrated by means of the advances and improvements in the arts, the crafts, the sciences. The habitations worn at the period of the landing of the first home-seekers to this new world of America will be the starting point of the varied styles on exhibition up to the present. The ornamentation and drapery of our homes and public places will receive due attention, and the development of taste in this exquisite art will be followed up from the beginning. Styles of dress worn by the dandy and the fine lady, as well as those of the working people, will be shown, and the equipment of the former to indulge their taste in the luxuries will not be forgotten.

The opportunity for display afforded to the textile industries, of fabrics, the makers of every species of ware in wood and metal, will be one that will hardly ever again recur in the life of expositions. The scope of the industrial exhibits will include all that is best in the business life of the country.

EXPERIMENTS IN CULTURE OF CORN

Summary of Results as Shown by Demonstration at Virginia Experiment Farm.

BOONE COUNTY WHITE LEADS

Soil Conditions Are to Be Considered—Good Plowing Is Very Essential.

1. Among the best varieties of corn tested to date are Boone County White, which made a yield of 78.57 bushels; Cocks' Prolific, which made a yield of 75.68 bushels; Snow White Dent, which made a yield of 75.89 bushels; Virginia Station Learning, Ear No. 37, which made a yield of 75.89 bushels; and Virginia Golden Dent, which made a yield of 74.43 bushels. Virginia Station Learning and Virginia Golden Dent are yellow corns, and the others are white.

2. Learning is one of the best varieties to grow at high elevations where the season is short. Hickory King, while not making as large yield as some other varieties, is one of the very best varieties for soils of medium fertility.

3. The period of tasseling with the twenty varieties under observation commenced on July 1st and ended on the 31st. The number of days silking varied from nine to twenty-four, commencing July 6th and ending August 12th. The figures show that the pollen might have become non-viable before the silks appeared, and as the so-called barren stalks are generally large and late in developing, their non-productiveness is probably due to the lateness of development.

4. There was little benefit observed from detasseling corn, not enough to pay for the labor involved.

5. Varieties grown on the fertile lands of the Middle West will out-yield home-grown strains which have been developed on comparatively poor soils, but western seed will not do so well on our comparatively thin lands as the native varieties, indicating very clearly the importance of securing home-grown seed.

6. The strain of corn selected has an important bearing on the yield obtained. Several samples of a variety purporting to be Hickory King and Virginia Enslaved were grown side by side in 1906. There was a variation in yield of more than nine bushels between the best and poorest strains of Hickory King, and nearly eighteen bushels between similar strains of Virginia Enslaved. See to it that you obtain a vigorous reproductive strain of the variety you are growing.

7. The importance of securing the right strain is illustrated by the fact that a sample of Learning corn from Illinois yielded 76.34 bushels, and a Virginia sample 54.81 bushels. Ear No. 14 from our breeding plot made a yield of 59.32 bushels; Ear No. 35, 66.29 bushels; Ear No. 37, 67.84 bushels. There was a variation of more than eight bushels between the yields of Ear No. 14 and Ear No. 37, showing how the choice of a strain will influence the yield; and also that highly developed samples of native corn, like Ear No. 35 and No. 37, compare favorably in yield with the thoroughbred corns which have been developed in the West.

8. Corn developed on thin land will not yield well when first placed on rich land. Virginia Learning on land where cowpeas were plowed under, made a yield of 59.81 bushels, as compared with 76.34 bushels for the improved sample from Illinois. Our own improved strain, Ear No. 37, made a yield of 64.34 bushels. Corn brought from the West should, therefore, be put on rich land, and the native corn bred up by crossing to where it will give corresponding yields under favorable conditions.

9. Fertilizer tests with corn show clearly that plowing under green leguminous crops is a highly beneficial practice, and that where this is followed only moderate amounts of fertilizer will be necessary to give increased yields; when vegetable matter is lacking, however, heavy applications of fertilizer seem advisable.

10. The importance of securing a perfect stand and having the ground in ideal mechanical condition at the time of planting is shown by the fact that the per cent. of stand was

(Continued on Second Page.)

(Continued on Second Page.)